

Grays point NSW 2232

January 2026 Monthly Summary

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 11	MEDIAN PRICE \$2,065,000	AVERAGE PRICE \$2,399,182
HIGHEST SALE \$6,725,000	LOWEST SALE \$1,150,000	TOTAL VALUE \$26.39M

POSTCODE 2232 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$750	AVERAGE WEEKLY RENT \$802	OBSERVATIONS 91
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Figures cover the entire 2232 postcode area, not Grays point alone. Rental period: August 2026.

PROPERTY TYPE BREAKDOWN

Residentials	11 (100%)
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KEY MARKET INSIGHTS

- 11 properties settled in Grays point NSW 2232 in January 2026.
- The median sale price for the month was \$2,065,000.
- All 11 recorded sales were residentials.
- Prices ranged widely — from \$1,150,000 to \$6,725,000, a spread of \$5,575,000.
- The standout sale was 46 KINGFISHER CRES at \$6,725,000 on 14 Jan — 226% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
46 KINGFISHER CRES	Residential	\$6,725,000	14 Jan
23 GRAYS POINT RD	Residential	\$3,471,000	16 Jan
19 SEABROOK AVE	Residential	\$2,560,000	23 Jan
29 SEABROOK AVE	Residential	\$2,300,000	23 Jan
19 KINGFISHER CRES	Residential	\$2,270,000	23 Jan
17 PLOVER ST	Residential	\$2,065,000	19 Jan
2 GREENHAVEN RD	Residential	\$1,700,000	27 Jan
199 NORTH WEST ARM RD	Residential	\$1,580,000	23 Jan
112 PENINSULAR RD	Residential	\$1,420,000	23 Jan
1/39 HOVEA PL	Residential	\$1,150,000	20 Jan
2/39 HOVEA PL	Residential	\$1,150,000	20 Jan